

BALTIMORE METROCENTER SURVEY

SURVEY NO.: B-2010

AREA: Cathedral Hill

MAGI NO.: 0420105304

Address: 20 West Franklin Street
Current Name:

Block: 551 Lot: 5

Lot size: 45 ft. x 145 ft.

Height: 3

Materials: Brick, wood, stone

Condition: Good

Owner: Dennis Brown

Use: Residential

Accessible: Yes, restricted

Designation:

Liber/Folio: SEB 152/169



Historic Name:

Date: ca. 1820

Architect/Builder:

Style (if appropriate):

Description: The three-bay facade rests on a stone-faced exposed basement which has been converted to commercial space in the 20th century. The first floor is also altered, but the simple pilastered Greek Revival door surround and the marble steps and iron railings are original. The sidelighted door opening has a rectangular transom below a plain entablature. The flanking window is a large plate glass expanse with a three-part transom enframed by a pilastered wood surround. The cornice duplicates that of the doorway. The stretcher bond exterior wall may be a rebuilding of the original wall, since flemish bond was the usual technique for facades in the early 19th century. The windows have 6/6 sash in gauged jack arches and stone sills. The cornice is a continuation of the adjoining cornice of no. 18, with a fascia and simple moldings. The two dormers are gabled with 6/6 slightly arched windows.

Significance:

Area: architecture

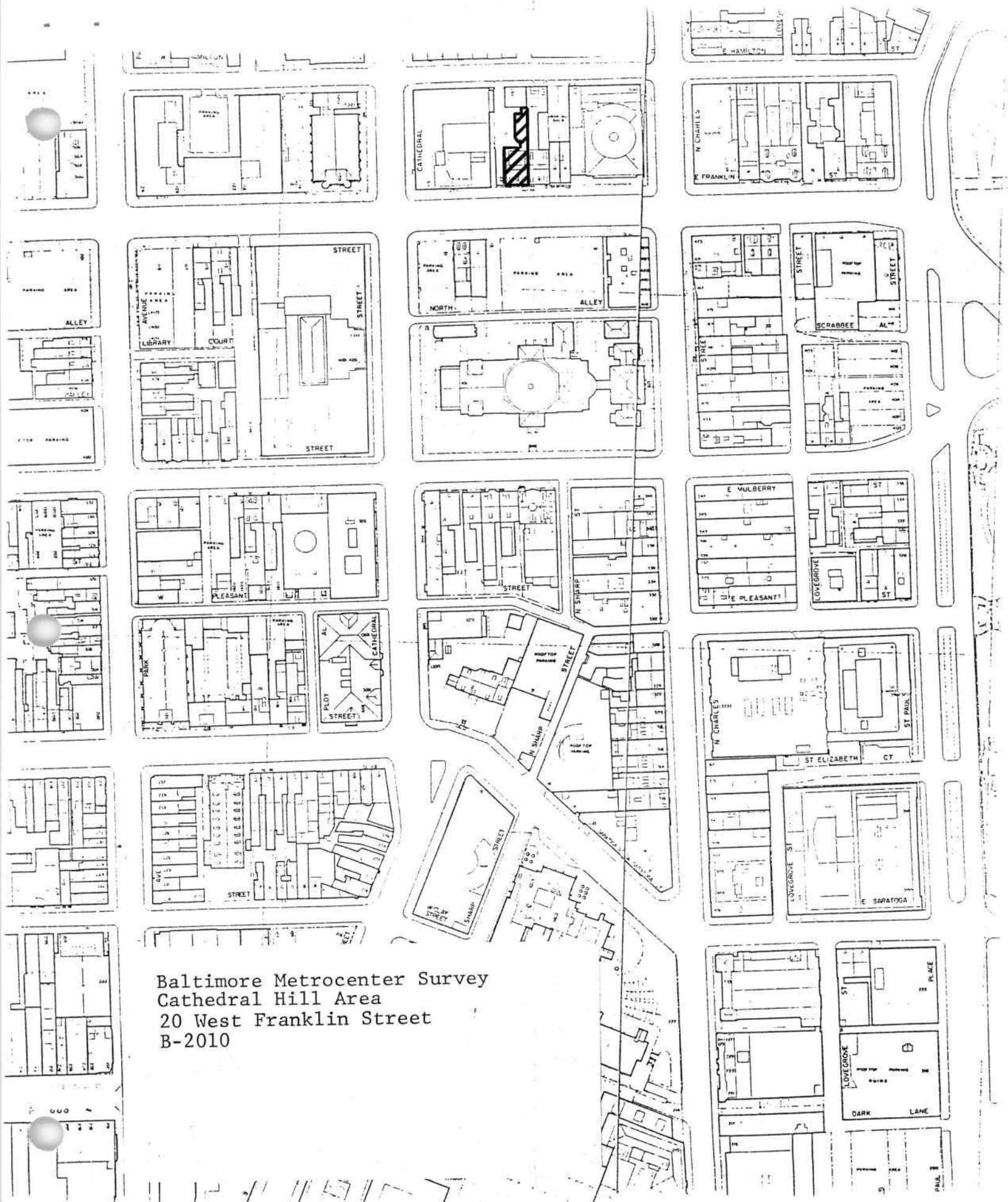
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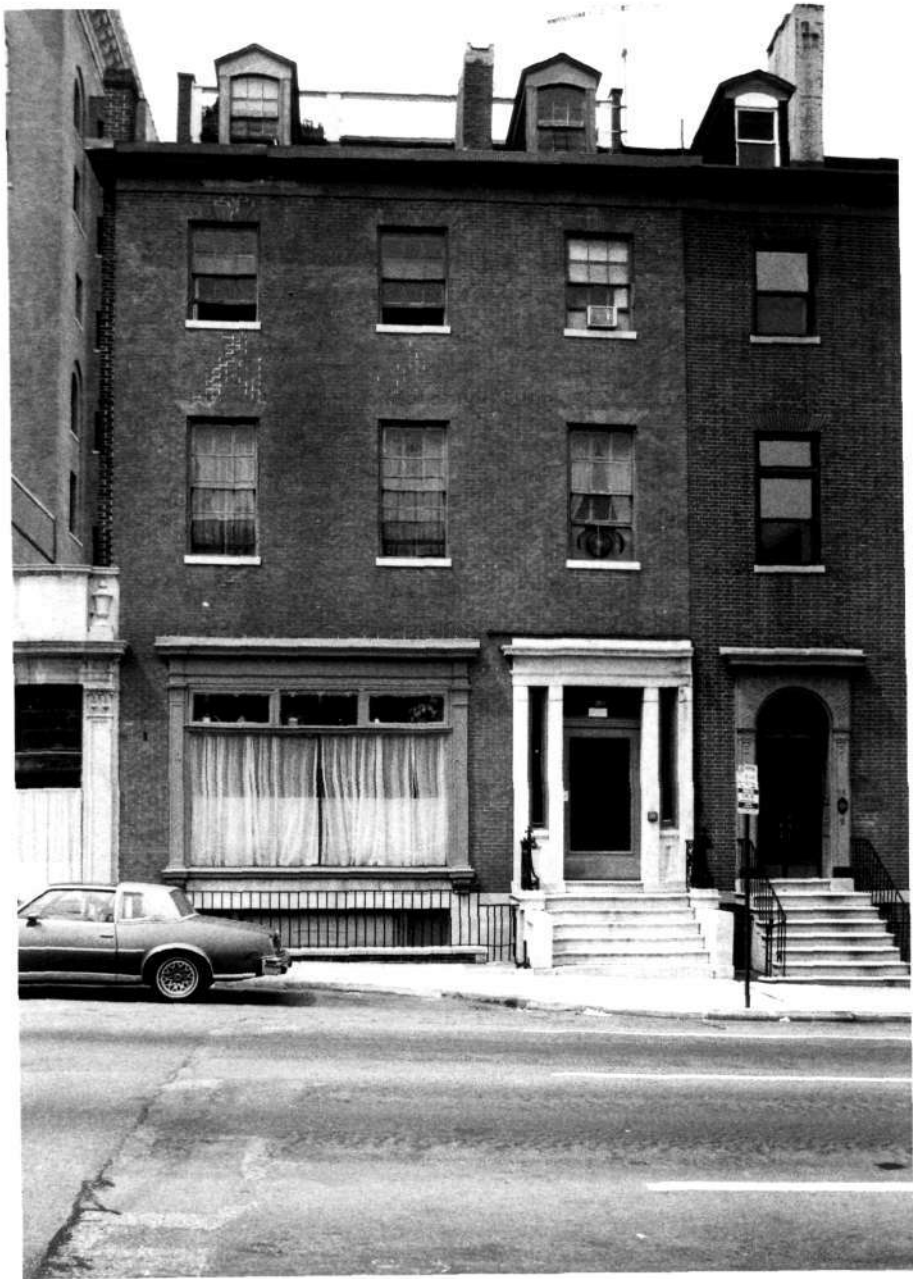
No. 20 West Franklin is one of the two oldest remaining buildings in the unit block of West Franklin Street. Its Greek Revival doorway and marble steps, the window sash, and the dormers recall the residential original use, in spite of commercial alterations in the early 20th century. Jonathan Meredith, attorney, and his son Gilmer Meredith, a coal mining and shipping agent, and their families in turn occupied the house, from 1859 to 1909.

Sources: City directories

Surveyor and Date: Janet Davis, May 1985

Baltimore Metrocenter Survey
Cathedral Hill Area
20 West Franklin Street
B-2010





20 West Franklin Street B-2010
Cathedral Hill - Metrocenter Survey
Baltimore (City), Maryland
Photo: Janet Davis
Date: August 1984
Neg. loc.: Maryland Historical Trust
South elevation

MARYLAND HISTORICAL TRUST

551
B-191114
2010

MAG#0420105911

INVENTORY FORM FOR STATE HISTORIC SITES SURVEY

1 NAME

HISTORIC

AND/OR COMMON

20 W. Franklin Street

2 LOCATION

STREET & NUMBER

20 W. Franklin Street

CITY, TOWN

Baltimore

CONGRESSIONAL DISTRICT

VICINITY OF

STATE

Maryland

COUNTY

3 CLASSIFICATION

CATEGORY

☐ DISTRICT
☒ BUILDING(S)
☐ STRUCTURE
☐ SITE
☐ OBJECT

OWNERSHIP

☐ PUBLIC
☒ PRIVATE

☐ BOTH

PUBLIC ACQUISITION

☐ IN PROCESS
☐ BEING CONSIDERED

STATUS

☒ OCCUPIED
☐ UNOCCUPIED
☐ WORK IN PROGRESS

ACCESSIBLE

☐ YES: RESTRICTED
☒ YES: UNRESTRICTED
☒ NO

PRESENT USE

☐ AGRICULTURE
☐ COMMERICAL
☐ EDUCATIONAL
☐ ENTERTAINMENT
☐ GOVERNMENT
☐ INDUSTRIAL
☐ MILITARY
☐ MUSEUM
☐ PARK
☐ PRIVATE RESIDENCE
☐ RELIGIOUS
☐ SCIENTIFIC
☐ TRANSPORTATION
☒ OTHER

4 OWNER OF PROPERTY

NAME

Bruce Cotten

Telephone #:

STREET & NUMBER

CITY, TOWN

Baltimore

VICINITY OF

Maryland

STATE, zip code

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE,
REGISTRY OF DEEDS, ETC.

Records Office Room 601

Liber #: SCL 2573

Folio #: 110

STREET & NUMBER

Baltimore City Courthouse

CITY, TOWN

Baltimore

STATE

Maryland 21202

6 REPRESENTATION IN EXISTING SURVEYS

TITLE

City of Baltimore Neighborhood Survey

DATE

1975

☐ FEDERAL ☐ STATE ☐ COUNTY ☒ LOCAL

DEPOSITORY FOR
SURVEY RECORDS

Commission for Hist. & Arch. Pres.

CITY, TOWN

Baltimore

STATE

Maryland 21202

7 DESCRIPTION

B-2010

CONDITION

☐ EXCELLENT
☒ GOOD
☐ FAIR

☐ DETERIORATED
☐ RUINS
☐ UNEXPOSED

CHECK ONE

☐ UNALTERED
☒ ALTERED

CHECK ONE

☒ ORIGINAL SITE
☐ MOVED DATE _____

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

This house is similar to 18 W. Franklin Street. The single door and transom of the entrance is flanked by narrow side lights. The lights and door are separated and framed by four marble pilasters crowned by an entablature and cornice. The six stairs are flanked by two slabs of marble. There is a shop front window in the basement and on the first floor. The first floor window has two pilasters and is topped by an entablature and cornice which are similar to the ones over the entrance. There is one large sheet of glass with three solid panels above it. There is an open railing at the peak of the roof. The double hung windows on the second, third and attic floors are all six-over-six. The ones in the attic dormer are slightly arched. The brickwork is laid in running bond.

CONTINUE ON SEPARATE SHEET IF NECESSARY

8 SIGNIFICANCE**PERIOD**

☐ PREHISTORIC
☐ 1400-1499
☐ 1500-1599
☐ 1600-1699
☐ 1700-1799
☒ 1800-1899
☐ 1900-

☐ ARCHEOLOGY-PREHISTORIC
☐ ARCHEOLOGY-HISTORIC
☐ AGRICULTURE
☒ ARCHITECTURE
☐ ART
☐ COMMERCE
☐ COMMUNICATIONS

AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW

☐ COMMUNITY PLANNING
☐ CONSERVATION
☐ ECONOMICS
☐ EDUCATION
☐ ENGINEERING
☐ EXPLORATION/SETTLEMENT
☐ INDUSTRY
☐ INVENTION

☐ LANDSCAPE ARCHITECTURE
☐ LAW
☐ LITERATURE
☐ MILITARY
☐ MUSIC
☐ PHILOSOPHY
☐ POLITICS/GOVERNMENT

☐ RELIGION
☐ SCIENCE
☐ SCULPTURE
☐ SOCIAL/HUMANITARIAN
☐ THEATER
☐ TRANSPORTATION
☐ OTHER (SPECIFY)

SPECIFIC DATES**BUILDER/ARCHITECT****STATEMENT OF SIGNIFICANCE**

CONTINUE ON SEPARATE SHEET IF NECESSARY

9 MAJOR BIBLIOGRAPHICAL REFERENCES

CONTINUE ON SEPARATE SHEET IF NECESSARY

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY _____

VERBAL BOUNDARY DESCRIPTION

on same lot as 22 W. Franklin Street

45' x 145'
house apx. 29'6" wide

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE

COUNTY

STATE

COUNTY

11 FORM PREPARED BY

NAME / TITLE

Marsha Rozansky Planning Assistant

ORGANIZATION

Commission for Hist. & Arch. Pres.

DATE

STREET & NUMBER

26 S. Calvert Street Room 900

TELEPHONE

396-4866

CITY OR TOWN

Baltimore

STATE

Maryland 21202

The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature, to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 Supplement.

The Survey and Inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

RETURN TO: Maryland Historical Trust
The Shaw House, 21 State Circle
Annapolis, Maryland 21401
(301) 267-1438

WASHINGTON
PLACE

ST.

ト
5

ST. ALLEY

MORTON

5

W. HAMILTON

25

CATHEDRAL

N. CHARLES

W. FRANKLIN

ST.

THIS IS A REAL PROPERTY PLAT AS PROVIDED
FOR UNDER ARTICLE 76(a) OF THE CITY CHARTER.
IT IS COMPILED FROM TITLE AND OTHER
SOURCES AND IS NOT AN AUTHENTIC SURVEY.

CITY OF BALTIMORE
DEPARTMENT OF PUBLIC WORKS
BUREAU OF PLANS & SURVEYS
PROPERTY LOCATION DIVISION

WARD 11 SECTION 10
BLOCK 551

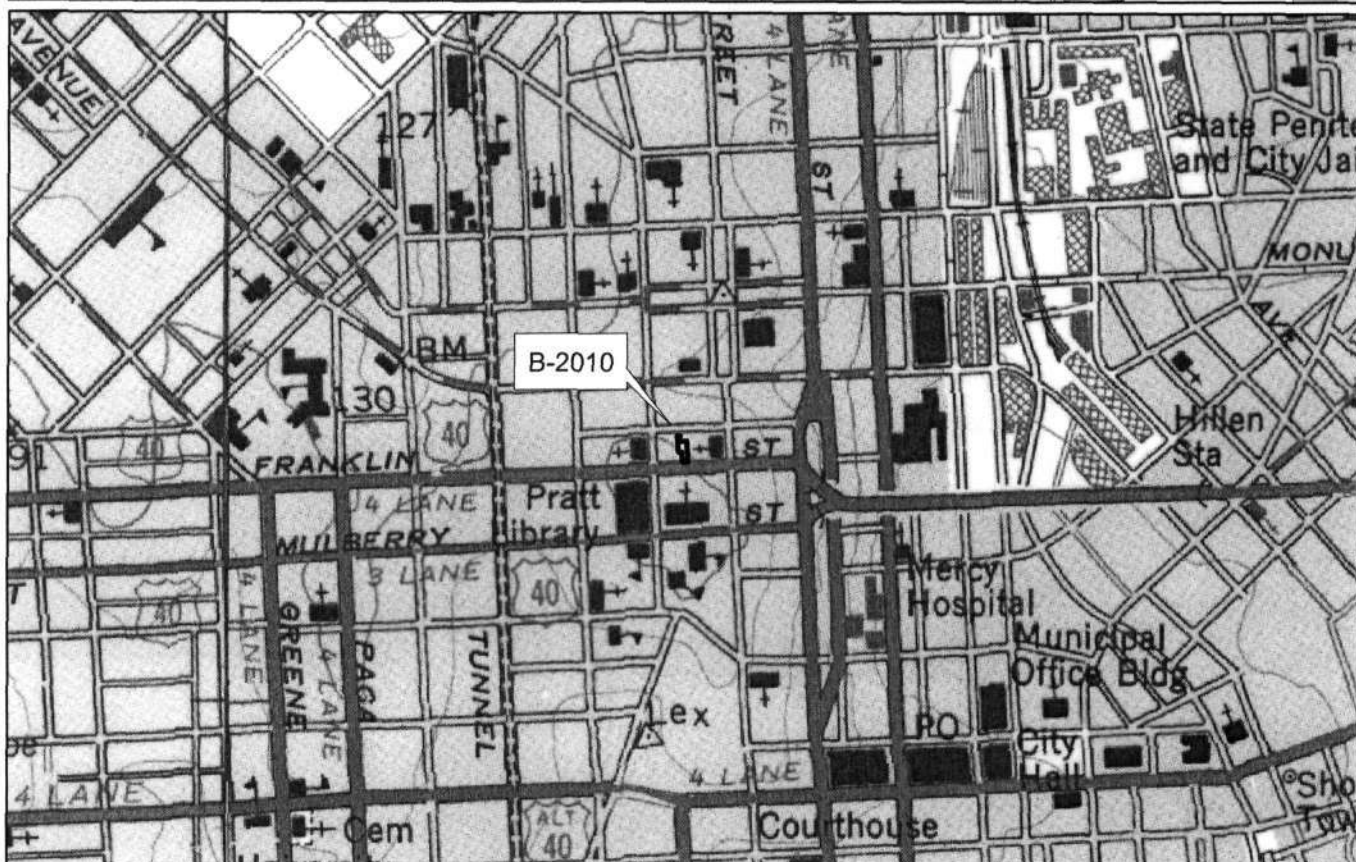
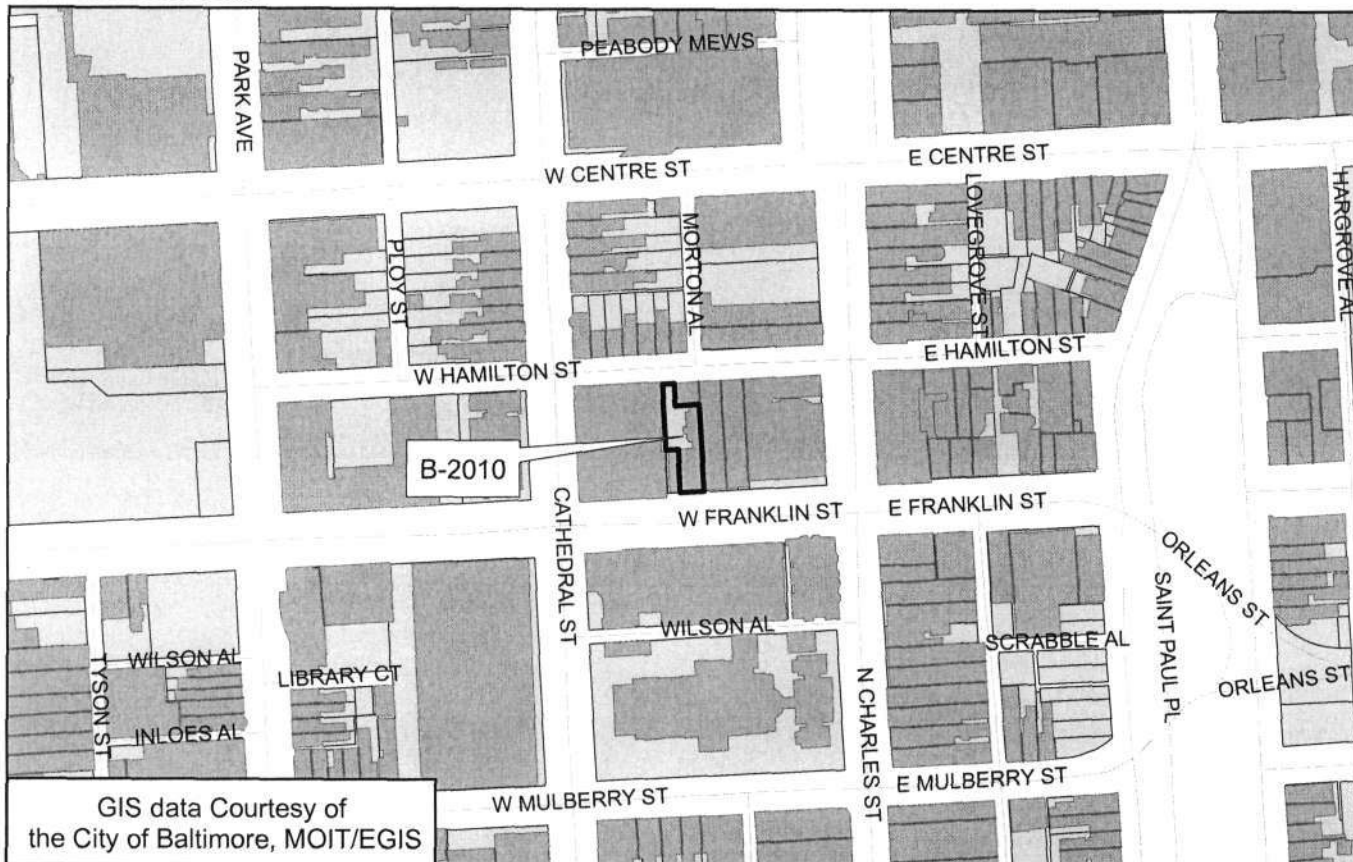
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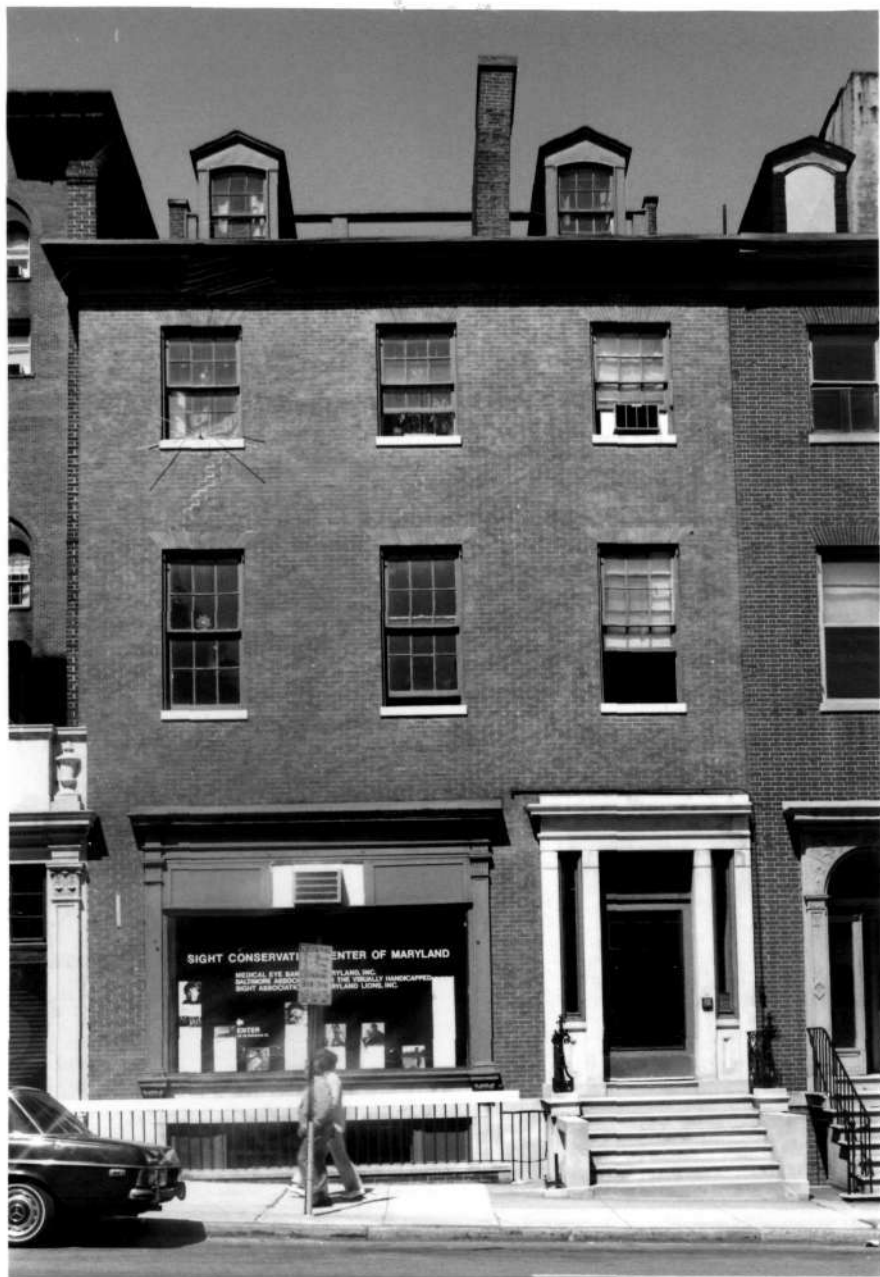
TRACED BY *Ed. Sienkiewicz*

LETTERED BY *C. J. S.*

CHECKED BY

B-2010
Sight Conservation Center of Maryland
20 W. Franklin Street
Block 0551 Lot 005
Baltimore City
Baltimore East Quad





20-22 W. Franklin

B-2010

BK551 L5
Neg. 15